

Marc A. Greenfield
Chair



Jorge O. Elorza
Mayor

PUBLIC NOTICE
CITY OF PROVIDENCE
ZONING BOARD OF REVIEW
444 WESTMINSTER STREET, 2ND FLOOR
PROVIDENCE, RHODE ISLAND 02903

Notice is hereby given that the Zoning Board of Review will be in session in the **First Floor Conference Room at the Mayor Joseph A. Doorley Municipal Building located at 444 Westminster Street, Providence, Rhode Island on Wednesday, June 8, 2016 at 5:30 P.M.** when all persons interested will be heard for or against the granting of the following applications pursuant to Section 1703 of the Zoning Ordinance:

I. CONTINUED MATTERS:

DOMINGO HERNANDEZ (Owner): 51-55 Seabury Street, Plat 43 Lot 1025, located in an R-3 Residential District, applied for a USE VARIANCE, seeking relief from Table 12-1 Use Matrix. The applicant proposes to convert the existing garage for Personal Service Establishment: car detailing. The lot in question contains approximately 8,000 square feet.

DOMINGO HERNANDEZ (Owner): 9-11 & 13 Seabury Street, Plat 43 Lot 179 & 180, located in an R-3 Residential District, applied for a USE VARIANCE, seeking relief from Table 12-1 Use Matrix for a storage shed and a SPECIAL USE PERMIT seeking approval for parking lot as a principle use. The lots in question contain approximately 3,200 square feet each.

II. NEW MATTERS:

PRI XII, LP (Owner): 133 Fountain Street aka 111 Fountain Street, Plat 25, Lots 422 and 444, located in a D-1-120 Downtown District, applied for a USE AND/OR DIMENSIONAL VARIANCE, seeking relief from Article 1907 E. 2. c. vii, to demolish a structure prior to receiving a permit for new construction. The lots contain approximately 22,796 and 4,068 square feet.

DOUGLAS AVE PROPERTIES, LLC (Owner) and Dean DeNuccio (Applicant): 21, 25, 27-29, 31-33, and 35 Douglas Avenue, and 23 North Davis Street, Plat 3, Lots 518, 88, 134, 135, 136, and 157, located in an R-3 Residential District, applied for a USE VARIANCE, DIMENSIONAL VARIANCE, and a SPECIAL USE PERMIT for an addition and a parking lot, seeking relief from Table 402 and 12-1 Use Matrix. The lots contain approximately 5,048, 4,000, 4,000, 4,000, 2,000 and 2,000 square feet.

ALEX BULBULIAN (owner): 265-267 Academy Avenue, Plat 84, Lot 446, located in C-1 Neighborhood Commercial District, applied for a SPECIAL USE PERMIT, seeking relief from section 1201 Use Matrix, for a retail goods establishment greater than 3,500 square feet. The lot contains approximately 6,000 square feet.

DEAN STREET STUDIOS, L.P. (applicant) and MOHICAN LIMITED PARTNERSHIP c/o RI HOUSING (owner): 336-346 Washington Street, Plat 25, Lot 453, located in C-2 General Commercial District, applied for a DIMENSIONAL VARIANCE, seeking relief from Article 14 for off-street parking and loading for a mixed-use renovation project. The lot contains approximately 15, 833 square feet.

THIS MEETING MAY BE CONTINUED FROM DAY TO DAY AND TIME TO TIME AT THE DISCRETION OF THE ZONING BOARD OF REVIEW.

THIS MEETING IS ACCESSIBLE TO ALL PERSONS. INDIVIDUALS REQUESTING INTERPRETER SERVICES MUST NOTIFY THE OFFICE OF NEIGHBORHOOD SERVICES AT (401) 421-7768, 48 HOURS IN ADVANCE OF THE HEARING DATE.

ESTA REUNION PUEDE SER CONTINUADA EN CUALQUIER MOMENTO BAJO LA DISCRECTION DE LA JUNTA DE REVISIONES DE ZONA.

LA INFORMACION DE ESTA REUNION ESTA DISPONIBLE PARA TODAS LAS PERSONAS E INDIVIDUOS QUE REQUIERAN SERVICIOS DE INTERPRETE, LLAME A LA OFICINA DE SERVICIOS VECINDALES AL (401) 421-7768, POR LO MEMOS 48 HORAS ANTES DE SU FECHA DE JUICIO.

Jeffrey L. Lykins, RA
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FREE PARKING AVAILABLE AT BUILDING ACCESSIBLE FROM GREENE STREET